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7 *Attorneys for Defendants Bank of America, N.A.,*
ReconTrust Company, N.A., sued incorrectly as
8 *ReconTrust Company, and Wells Fargo Bank, N.A.,*
as Trustee for the Certificateholders of Park Place
9 *Securities, Inc., Asset-Backed Pass-Through Certificates,*
10 *Series 2005-WCW3, sued incorrectly as Wells Fargo Bank,*
N.A. as Trustee for Certificate holders of Park Place
11 *Securities, Inc., Asset-Backed Pass-Through Certificates,*
Series 2005-WCW3

12 **UNITED STATES DISTRICT COURT**

13 **DISTRICT OF NEVADA**

14 WALTER TURNER, an individual, and,
15 DONDI TURNER, an individual,

16 Plaintiffs,

17 v.

Case No.: 2:12-cv-01319-LDG-CWH

ORDER CANCELLING LIS PENDENS

18 BANK OF AMERICA, N.A., a federally
19 chartered bank, RECONTRUST COMPANY, a
foreign company; WELLS FARGO BANK,
20 N.A., as Trustee for CERTIFICATE HOLDERS
OF PARK PLACE SECURITIES, INC., ASSET-
21 BACKED PASS-THROUGH CERTIFICATES,
SERIES 2005-WCW3; ARGENT MORTGAGE
22 COMPANY, LLC, a foreign limited liability
company; and DOES 1-20, inclusive,

23 Defendants.

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1 Argent Mortgage Company filed a motion to dismiss plaintiffs Walter Turner and Dondi
2 Turner's first amended complaint (**motion**) on December 6, 2012 [Dkt. 18]. Defendants Bank of
3 America, N.A., ReconTrust Company, N.A., sued incorrectly as ReconTrust Company, and Wells
4 Fargo Bank, N.A., as Trustee for the Certificateholders of Park Place Securities, Inc., Asset-Backed
5 Pass-Through Certificates, Series 2005-WCW3 (**defendants**), filed a joinder to Argent's motion and
6 asked the Court to expunge the *lis pendens* on December 31, 2012 [Dkt. 20].

7 The Court entered an order [Dkt. 24] granting Argent's motion, granting defendants' joinder,
8 and dismissing plaintiffs' first amended complaint with prejudice on January 25, 2013.

9 The Court finds that plaintiffs recorded a notice of *lis pendens* on or about May 4, 2012, as
10 document number 201205040003024, in the real property records maintained by the Clark County,
11 Nevada Recorder. A copy of the *lis pendens* is attached hereto as **Exhibit A** and fully incorporated
12 by reference.

13 Upon consideration of defendants' request to cancel the above referenced *lis pendens*, and
14 good cause appearing therefore, the Court hereby grants defendants their requested relief and rules
15 as follows:

16 IT IS ORDERED, ADJUDGED AND DECREED that the above referenced *lis pendens* is
17 hereby cancelled, released, and expunged.

18 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that this Order cancelling the
19 above referenced *lis pendens* has the same effect as an expungement of the original *lis pendens*.

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IT IS FURTHER ORDERED, ADJUDGED AND DECREED that defendants record a properly certified copy of this cancellation Order in the real property records of Clark County, Nevada within a reasonable amount of time from the date of this Order's issue.

APPROVED:


UNITED STATES DISTRICT JUDGE

Dated: 14 Feb 2013

Respectfully Submitted By:

AKERMAN SENTERFITT LLP

/s/ Christina S. Bhirud
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Securities, Inc., Asset-Backed Pass-Through Certificates,
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EXHIBIT A

EXHIBIT A

(4)

Inst #: 201205040003024

Fees: \$20.00

N/C Fee: \$0.00

05/04/2012 03:22:50 PM

Receipt #: 1153812

Requestor:

LEGAL EXPRESS

Recorded By: GILKS Pgs: 4

DEBBIE CONWAY

CLARK COUNTY RECORDER

RECORDING COVER PAGE(Must be typed or printed clearly in BLACK ink only
and avoid printing in the 1" margins of document)APN# 125-24-304-006(11 digit Assessor's Parcel Number may be obtained at:
<http://redrock.co.clark.nv.us/assrealprop/ownr.aspx>)**TITLE OF DOCUMENT**

(DO NOT Abbreviate)

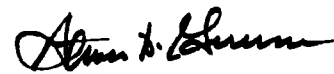
Notice of Lis PendensDocument Title on cover page must appear EXACTLY as the first page of the
document to be recorded.**RECORDING REQUESTED BY:**David A. Stephens, Esq.RETURN TO: Name David A. StephensAddress 3636 North Rancho DriveCity/State/Zip Las Vegas, Nevada 89130**MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)**Name David A. StephensAddress 3636 North Rancho DriveCity/State/Zip Las Vegas, Nevada 89130

This page provides additional information required by NRS 111.312 Sections 1-2.

An additional recording fee of \$1.00 will apply.

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CLERK OF THE COURT

LISP
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Attorneys for Plaintiffs

DISTRICT COURT

CLARK COUNTY, NEVADA

WALTER TURNER, an individual, and
DONDI TURNER, an individual,

Plaintiff,

vs.

BANK OF AMERICA, N.A., a federally
chartered bank, RECONTRUST COMPANY,
a foreign company; WELLS FARGO BANK, N.A.
as Trustee for CERTIFICATE HOLDERS
OF PARK PLACE SECURITIES, INC.,
ASSET-BACKED PASS-THROUGH
CERTIFICATES, SERIES 2005-WCW3;
ARGENT MORTGAGE COMPANY, LLC,
a foreign limited liability company;
and DOES 1-20, inclusive,

Defendants.

Case No. A-12-661175-C
Dept No. XXVII

NOTICE OF LIS PENDENS

Date: n/a
Time: n/a

TO: ALL INTERESTED PARTIES

NOTICE IS HEREBY GIVEN that an action has commenced in the Eighth Judicial
District Court of the State of Nevada In and For the County of Clark by the above named
Plaintiff against the above named Defendants to have the court set aside the foreclosure sale
against certain premises and real property. The premises affected by this suit include, but are not

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1 limited to, the property more fully described as Exhibit 1 attached to this Notice of Lis Pendens
2 and incorporated herein by this reference.

3 Dated this 3rd day of May, 2012.

4 /s/davidastephens

5 David A. Stephens, Esq.
6 Nevada Bar No. 00902
7 Stephens Gourley & Bywater
8 3636 N. Rancho Drive
9 Las Vegas, Nevada 89130
10 Attorney for Plaintiffs
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EXHIBIT 1

APN 125-24-304-006

THE EAST HALF (E ½) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 24, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

SAVING AND EXCEPTING THEREFROM A FORTY (40) FOOT EASEMENT ON THE SOUTHERLY SIDE THEREOF

EXCEPTING THEREFROM THE NORTH 30.00 FEET THEREOF AS CONVEYED TO THE CITY OF LAS VEGAS IN A DEED RECORDED AUGUST 13, 1970 AS DOCUMENT NO. 43405, IN BOOK 55 OF OFFICIAL RECORDS.